



ABSOLUTE ESTATE AUCTION

~*REAL ESTATE & PERSONAL PROPERTY*~

LOCATION: 2452 E. Werewolf Ln. Underwood, In.

SAT. APRIL 13, 2024 · 10 a.m.

Shown by Appointment

REAL ESTATE-sells @ 12 noon

7.48+/- acres improved with a 1998 Manufactured Home and a 24x30 detached garage. This roomy 1860+/-sq.ft. home is total electric and consists of three bedrooms, two full baths (master has garden tub, step in shower & double sinks), large living room and family room w/vaulted ceiling, large eat-in kitchen with an island, pantry, smooth top range, and dishwasher. Other nice features include a nice laundry/mud room off the 2x6 side deck w/ramp and 9x14 front deck. The detached garage has 2-8 ft. overhead doors, concrete floor and electric. Call Heil's Auction Service to view this nice place! 7.48+/- Hard to find Acres selling at Absolute Auction!!

REAL ESTATE TERMS: 10% day of auction (non-refundable). Balance due in 40 days. Possession at closing. Buyer to pay taxes due & payable Nov. 2024. 2% Buyer's Premium.

PERSONAL PROPERTY

Frigidaire refrig.; queen bed; full bed; dressers; nightstands; sofas; wing back living room chairs; round dining table w/4 chairs; corner glass front cabinet; 2-sets of matching end, coffee and sofas tables; small marble top table; small dressing table w/stool; sev. wood straight chairs; elec. fireplace; quilt racks; small wardrobe; bookcase; small kitchen appliances; lots misc. kitchen/household items and decor; holiday décor; small chest freezer; glass wine jugs; wine making equip.; canning jars; port. air comp.; yard cart; lawn sweep; ext. & step ladders; misc tools; lawn and garden items; metal patio furniture; more..

TERMS: Cash or good check. Everything sold where is, as is. Not responsible for accidents.

Seller: Deborah Smith Estate

Family-owned. Southern Indiana & Louisville's Premier Auction Team



Auction Service

STEVE HEIL – AUCTIONEER #AU09100061

(812) 294-4451



HEILAUCTION.COM



auktion@HEILAUCTION.COM



FIND Us! Us!

Specializing In YOUR Auction. Since 1989.